HI HOMES

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Ground Floor Apartment for sale in Nueva Andalucía, Marbella

900,000 €

Reference: R5471512 **Bedrooms:** 3 **Bathrooms:** 3 **Build Size:** 137m^2











Costa del Sol, Nueva Andalucía

Located in the sought-after residential community of Cumbres del Rodeo, Nueva Andalucía, this elevated ground floor apartment offers an exceptional combination of privacy, generous outdoor space and panoramic sea views. Just a five-minute drive from the beach and close to Puerto Banús, golf courses, restaurants and everyday amenities, the property is ideally positioned for enjoying the Marbella lifestyle.

The apartment features a spacious and bright living and dining area with direct access to the terrace, where the elevated position allows for beautiful panoramic views towards the Mediterranean. Part of the terrace is covered, creating a comfortable outdoor area that can be enjoyed throughout the year.

The property comprises three bedrooms and three bathrooms, including a master bedroom with an en-suite bathroom and direct access to the private garden. Two further bedrooms share a bathroom, with one of them also enjoying direct access to the garden. There is also a convenient guest cloakroom.

The spacious fully fitted kitchen includes room for a breakfast area and is complemented by a separate utility room, offering excellent functionality for everyday living.

The private garden provides a peaceful and secluded outdoor space, while the elevated ground-floor position offers a greater sense of privacy than a traditional ground floor apartment.

Additional features include hot and cold air conditioning and two underground parking spaces, providing both comfort and practicality.

Cumbres del Rodeo is a well-established gated community in Nueva Andalucía, known for its peaceful residential setting, communal gardens and swimming pool. Its location on the edge of Marbella's renowned Golf Valley provides easy access to several prestigious golf courses, while Puerto Banús, the beach and a wide range of restaurants, shops and amenities are just a short drive away.

An excellent opportunity to acquire a three-bedroom apartment with sea views and private garden in Nueva Andalucía, ideal as a permanent residence, holiday home or investment property on the Costa del Sol.

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Features:

Features
Covered Terrace
Lift
Private Terrace
Ensuite Bathroom

Orientation
South West

Climate Control
Air Conditioning

Views
Sea
Panoramic
Garden
Pool

Setting
Close To Sea
Close To Town

Condition
Excellent

Pool
Communal

Furniture
Not Furnished

Garden
Private

Security
Gated Complex
24 Hour Security

Parking
Private
More Than One